



TOWN OF WEARE
PLANNING BOARD
ZONING BOARD OF ADJUSTMENT
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Naomi L. Bolton
Land Use Coordinator

Office Hours:
Monday
Tuesday
Wednesday
8 AM – 4:30 PM

**PLANNING BOARD
MINUTES
JULY 8, 2004
(Approved as written 10/28/04)**

PRESENT: Paul Morin, Chairman; Brad Macauley, Secretary; Leon Methot, Exofficio; Carl Knapp, Alternate; Naomi Bolton, Land Use Coordinator.

GUESTS: Ed Palmer; Forrest and Ginger Esenwine; Randy Beliveau

I. CALL TO ORDER:

Chairman Morin called this meeting to order at 6:55 PM. Chairman Morin appointed Carl Knapp to sit as a voting member for tonight's meeting.

II. PUBLIC HEARINGS:

KEITH A. & MAURA B. O'NEILL-SUBDIVISION (CONTINUED HEARING), 380 CONCORD STAGE ROAD, TAX MAP 202-047: Chairman Morin opened this hearing at 7:00 PM. Chairman Morin read the letter from Ken Clinton of Meridan Land Services requesting a continuance. Chairman Morin moved to continue this hearing to August 12, 2004, Brad Macauley seconded the motion, all in favor. Chairman Morin closed this hearing at 7:02 PM.

EDWARD L. PALMER-SITE PLAN REVIEW (CONTINUED HEARING), SOUTH STARK HIGHWAY, TAX MAP 411-102: Chairman Morin opened this hearing at 7:03 PM. Ed Palmer was present for this hearing. Mr. Palmer explained that the purpose of this site plan has changed from the last meeting. The two apartments on the top floor has been changed to only one apartment and he has reduced the building from a three story to a two story. The buffer strip was discussed. The dumpster and one parking spot is to be removed as it is in the buffer strip. A note will also need to be added that states that there is a 50' non commercial buffer strip between the properties. Naomi is to check with Sue at the BOFW to see if they received a plan for review. The signature of Donald Blanchard is needed. A note is to be added that states that if you decide to pave the parking lot you will need to come back to the Planning board with a drainage plan to see how you plan to collect the water and deal with it before paving. The monuments on the front are missing, not labeled or shown. Chairman Morin moved to continue this hearing to July 22, 2004, Carl Knapp seconded the motion, all in favor. Chairman Morin closed this hearing at 7:35 PM.

RANDY BELIVEAU (UNIVERSAL STEEL ERECTORS)-SITE PLAN REVIEW (CONTINUED), 149 RESERVOIR DRIVE, TAX MAP 201-112.007:

The board discussed the fact that Mr. Beliveau was not here nor was his representation for this hearing. No one was here last month and the board continued it to tonight. Naomi informed the board that she did have a discussion with Mr. Beliveau today and he stated that he was going to be at the meeting, maybe he is just running late. Chairman Morin moved to continue this hearing to August 12, 2004, Brad Macauley seconded the motion, all in favor.

III. OTHER BUSINESS:

CHARLES BROWN FIRE CISTERN PROJECT: Naomi explained to the board that Northeast Engineering did a final inspection on Charlie Brown's cistern on Peaslee Hill Road. Mr. Donison stated that the cistern is complete and the bond can be released in its entirety. In order for the treasurer to release Mr. Brown his funds, the board needs to make a motion. Chairman Morin moved to release the funds back to Mr. Brown upon recommendation from Jim Donison of Northeast Engineering, Brad Macauley seconded the motion, unanimous vote in favor.

FIRE SUPPRESSION REGULATIONS: The Board discussed the changes to the proposal that was originally discussed at the June 24, 2004 work session. Chairman Morin made some further changes that were discussed at this meeting. This public hearing will be scheduled for August 12, 2004.

SUGGESTED GOAL STATEMENTS AND OBJECTIVES: Chairman Morin handed around the changed version of the suggested goals and objectives that he wanted the board to review. He didn't want to go over each individual change, but asked the members to take a moment and review it and ask questions or make comments.

Randy Beliveau did show up and the board decided to go back and take up his hearing.

RANDY BELIVEAU (UNIVERSAL STEEL ERECTORS)-SITE PLAN REVIEW (CONTINUED), 149 RESERVOIR DRIVE, TAX MAP 201-112.007:

Chairman Morin opened this hearing at 8:30 PM. Mr. Beliveau stated that there were only a couple outstanding items from the May 13, 2004 meeting that have been changed. The biggest issue has to do with the underground storage tank. According to Tom Carr, Conservation Commission Chairman the tank needs to be registered with the State of NH or removed completely. Mr. Beliveau stated that he will be removing the tank completely. Being there were no further comments or questions, Brad Macauley moved to accept the application as complete, Chairman Morin seconded the motion, all in favor. The following items need to be given to the board before the final plan is signed:

- copy of deed into file
- hand drawn items to be done by the surveyor on neat clean plans

Chairman Morin moved to conditionally approve the plan subject to the two conditions above, Brad Macauley seconded the motion, unanimous vote in favor. Chairman Morin closed this hearing at 8:40 PM.

IV. ADJOURNMENT:

As there was no further business to come before the board, Brad Macauley moved to adjourn at 8:45 PM, Leon Methot seconded the motion, all in favor.

Respectfully submitted,

Naomi L. Bolton
Land Use Coordinator